

Law Offices  
Dameron & Clarke, P.A.  
Six Montgomery Village Avenue  
Suite 402  
Gaithersburg, Maryland 20879

**TRUSTEE SALE**

of valuable Improved real estate  
improved by the premises known as  
222 Canfield Terrace  
Frederick, Maryland 21701

By virtue of the power and authority contained in a Deed of Trust dated 5/5/83 and recorded in Book 1199 at Page 200, among the Land Records of Frederick County, Maryland, upon default and request for sale, the trustee will offer for sale at public auction at the Courthouse Door, Frederick County, Maryland, on Tuesday, March 5, 1985, at 10:00 a.m. all that property described in said Deed of Trust as follows:

Lot numbered Eighty-seven (87) in Block lettered "A" as shown on plat entitled "Plat Eight-Section Five- Amber Meadows" and recorded among the Land Records of Frederick County, Maryland, in Plat Book 26 at Plat No. 170.

**TERMS OF SALE:** A deposit of \$4,000.00 in the form of cash, certified check, or in any other form suitable to the trustee in his sole discretion, shall be required at the time of sale. The balance of the purchase price with interest at 12% per annum from the date of purchase to the date of payment will be paid within ten days after the final ratification of the sale.

Settlement and compliance with the terms of sale shall be made within ten (10) days following final ratification of the sale by the Circuit Court for Frederick County, Maryland, Time Being Of The Essence; otherwise, in addition to any other remedies available to the Trustee at law or in equity, the Trustee may, at his election, declare the deposit forfeited and resell the premises at the risk and cost of the defaulting purchaser, and in such event the defaulting purchaser shall be liable for the payment of any deficiency plus all costs and expenses of both sales.

This advertisement, as amended or supplemented by any oral announcements during the conduct of the sale, constitutes the Trustee's entire statement relative to the premises described herein and the terms and conditions upon which such premises shall be offered for sale, sold or purchased. The Trustee reserves the unqualified right to withdraw the premises at any time prior to sale. In the event the Trustee determines that any opening bid is not commensurate with the value of the premises, he may reject the same and withdraw the premises from sale. The highest bidder acknowledged by the Trustee shall be the purchaser. In the event of any dispute among the bidders, the Trustee shall have the sole and final discretion